

**ORDINANCE NO. 2015-09**

ORDINANCE OF THE MAYOR AND THE CITY COUNCIL OF THE CITY OF HIALEAH, FLORIDA APPROVING THE RELEASE OF A UTILITY EASEMENT AFFECTING A PORTION OF THE 5-FOOT WIDE UTILITY EASEMENT WITHIN TRACT E OF "DU PUIS INDUSTRIAL CENTER FIRST ADDITION"; AUTHORIZING ARMANDO VIDAL AS DIRECTOR OF PUBLIC WORKS AND THE CITY CLERK, AS ATTESTING WITNESS, TO EXECUTE THE CONSENT TO VACATE/ABANDON UTILITY EASEMENT ON BEHALF OF THE CITY OF HIALEAH ATTACHED HERETO AS EXHIBIT "1"; AND PROVIDING FOR AN EFFECTIVE DATE. PROPERTY IS A VACANT LOT LOCATED AT 3325 NORTHWEST 62 STREET, MIAMI, FLORIDA.

**WHEREAS**, the subject property is not within the jurisdictional limit of the City of Hialeah and therefore the City has no interest in an easement for utility service outside its boundaries;

**WHEREAS**, the City of Hialeah consents to the abandonment of the utility easement for the construction of the proposed warehouse and has no objection to releasing the utility easement;

**WHEREAS**, the City of Hialeah agrees to suspend and discontinue any and all future use of the utility easement; and

**WHEREAS**, it is in the best interest of the City to release the utility easement and abandon all use.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF HIALEAH, FLORIDA, THAT:

**Section 1:** The recitations and findings contained in the preamble to this ordinance are hereby adopted by reference thereto and incorporated as if fully set forth herein.

**Section 2:** The City of Hialeah, Florida hereby releases and revokes an interest in the utility easement affecting a portion of the 5-foot wide utility easement within Tract E of "Du Puis Industrial Center First Addition" located at Northwest 32 Avenue and Northwest 65 Street, Miami-Dade County, Florida. The legal description of the easement to be released as follows:

UTILITY EASEMENT CREATED BY PLAT RECORDED IN PLAT BOOK 98, AT PAGE 64 AND PLAT BOOK 57, AT PAGE 56 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA (SEE ATTACHED COMPOSITE EXHIBIT A) INsofar AS SUCH UTILITY EASEMENT AFFECTS A PORTION OF THE FIFE FOOT WIDE UTILITY EASEMENT WITHIN TRACT E OF "DU PUIS INDUSTRIAL CENTER FIRST ADDITION", ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 98, AT PAGE 64 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

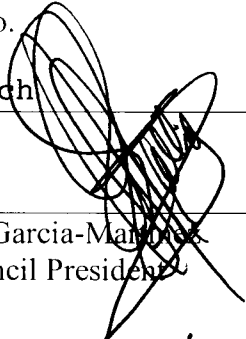
Folio: 30-3116-020-0010

**Section 3:** The City of Hialeah, Florida hereby authorizes Armando Vidal and the City Clerk, as attesting witness, on behalf of the City, to execute Consent to Vacate or Bandon Utility Easement, in the form attached as Exhibit "1".

**Section 4: Effective Date.**

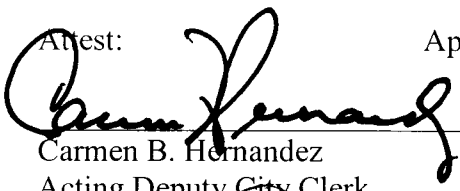
This ordinance shall become effective when passed by the City Council and signed by the Mayor or at the next regularly scheduled City Council meeting, if the Mayor's signature is withheld or if the City Council overrides the Mayor's veto.

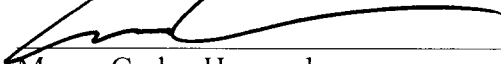
PASSED and ADOPTED this 10 day of March, 2015.

  
\_\_\_\_\_  
Isis Garcia-Martinez  
Council President

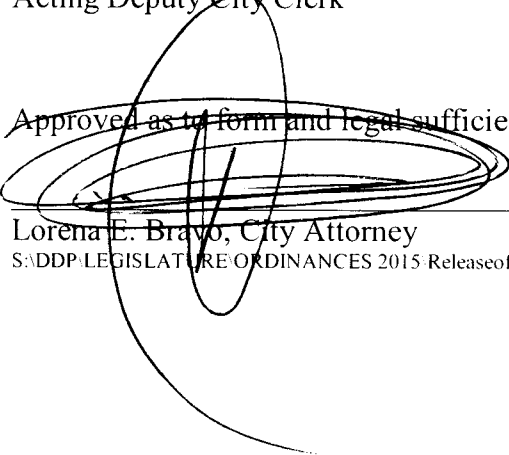
Attest:

Approved on this 16 day of March, 2015.

  
\_\_\_\_\_  
Carmen B. Hernandez  
Acting Deputy City Clerk

  
\_\_\_\_\_  
Mayor Carlos Hernandez

Approved as to form and legal sufficiency:

  
\_\_\_\_\_  
Lorena E. Bravo, City Attorney

Ordinance was adopted by a (7-0) unanimous vote with Councilmembers, Caragol, Casáls-Muñoz, Cue-Fuente, Garcia-Martinez, Gonzalez, Hernandez and Lozano voting "Yes".

Attention:  
Aileen I. Hernandez  
Aileen I. Hernandez Law, P.A.  
3325 NW 62 Street  
Miami, Florida 33147  
Phone: 305-633-6482 Ext 144  
Email: aileen@aihlaw.com  
Fax: (305) 503-5516

Copy to:  
Miami Dade County  
Attention: Jorge Ubieta, Jr. & Leo Rodriguez  
111 NW 1<sup>st</sup> Street, 11<sup>th</sup> Floor  
Miami, Florida 33128-1970  
Phone: 305-375-2141

**CITY OF HIALEAH, WATER & SEWER**  
**CONSENT TO VACATE/ABANDON UTILITY EASEMENT**

Utility Provider: CITY OF HIALEAH, WATER & SEWER  
Property: Vacant Lot at NW 32 Ave and NW 65 Street  
FOLIO: 30-3116-020-0010  
DIG TICKET ID: 233404581

CITY OF HIALEAH, having an interest in the utility easement affecting a portion of the five foot wide utility easement within Tract E of "Du Puis Industrial Center First Addition" hereby consent to vacate and abandon the following:

Utility easement created by plat recorded in Plat Book, 98, at Page 64 and Plat Book 57, at Page 56 of the Public Records of Miami Dade County, Florida (see attached composite Exhibit A) insofar as such utility easement affects a portion of the five foot wide utility easement within Tract E of "Du Puis Industrial Center First Addition", according to the Plat thereof, recorded in Plat Book 98, at Page 64 of the Public Records of Miami Dade County, Florida.

I have reviewed the composite Exhibit A (which includes the recorded plat, survey and proposed site plan) and do have utilities located within the five foot wide utility easement within Tract E. The existing water main within the property shall be removed and capped at the two ends of the water main within the property by Landowner at its sole cost and expense.

I agree to suspend and discontinue any and all future use of the easement and have no objections to the proposed structure as shown on the proposed site plan and fully consent to the abandonment and vacation of the utility easement for construction of the proposed warehouse.

**CITY OF HIALEAH, DEPARTMENT OF WATER & SEWER**

By: \_\_\_\_\_

Print Name: \_\_\_\_\_

Print Title: \_\_\_\_\_

Date: \_\_\_\_\_



1974 Replat

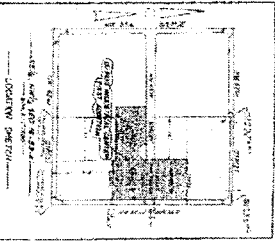
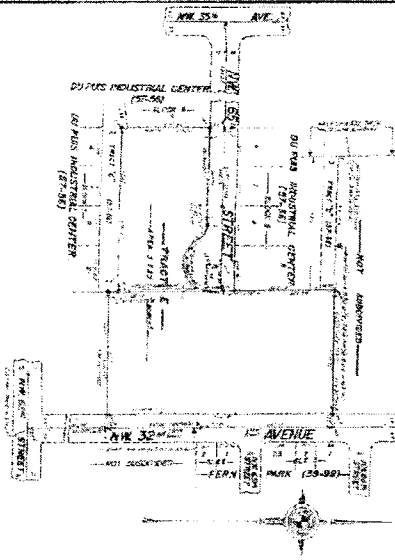
98-64

**DU PUIS INDUSTRIAL CENTER FIRST ADDITION**  
A REPLAT OF LOTS 6-9 ENCLOSED, BLOCK 8, DU PUIS INDUSTRIAL CENTER (87-96)  
AND A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SE 1/4 OF SECTION 16,  
TOWNSHIP 33 SOUTH, RANGE 41 EAST, LESS THE WEST 150 FEET AND THE SOUTH 4500 FEET

DADE COUNTY, FLORIDA

ENGINEERING COMPANY  
12000 N.W. 30th Ave., Suite 100  
Miami, Florida 33187  
TEL: 351-1111

ENGINEER  
JAMES H. HARRIS  
REGISTERED PROFESSIONAL ENGINEER  
No. 12000  
State of Florida



**ATTORNEYS**

For the Plaintiff, the undersigned attorneys are associated with the law firm of [Name], [Address], [City], [State], [Zip].  
For the Defendant, the undersigned attorneys are associated with the law firm of [Name], [Address], [City], [State], [Zip].

**DEEDS, PLAT DESCRIPTIONS**  
[Text describing the deeds and plat descriptions for the industrial center.]

**DATE COUNTY PLAT DESCRIPTION**  
[Text describing the date and county plat description for the industrial center.]

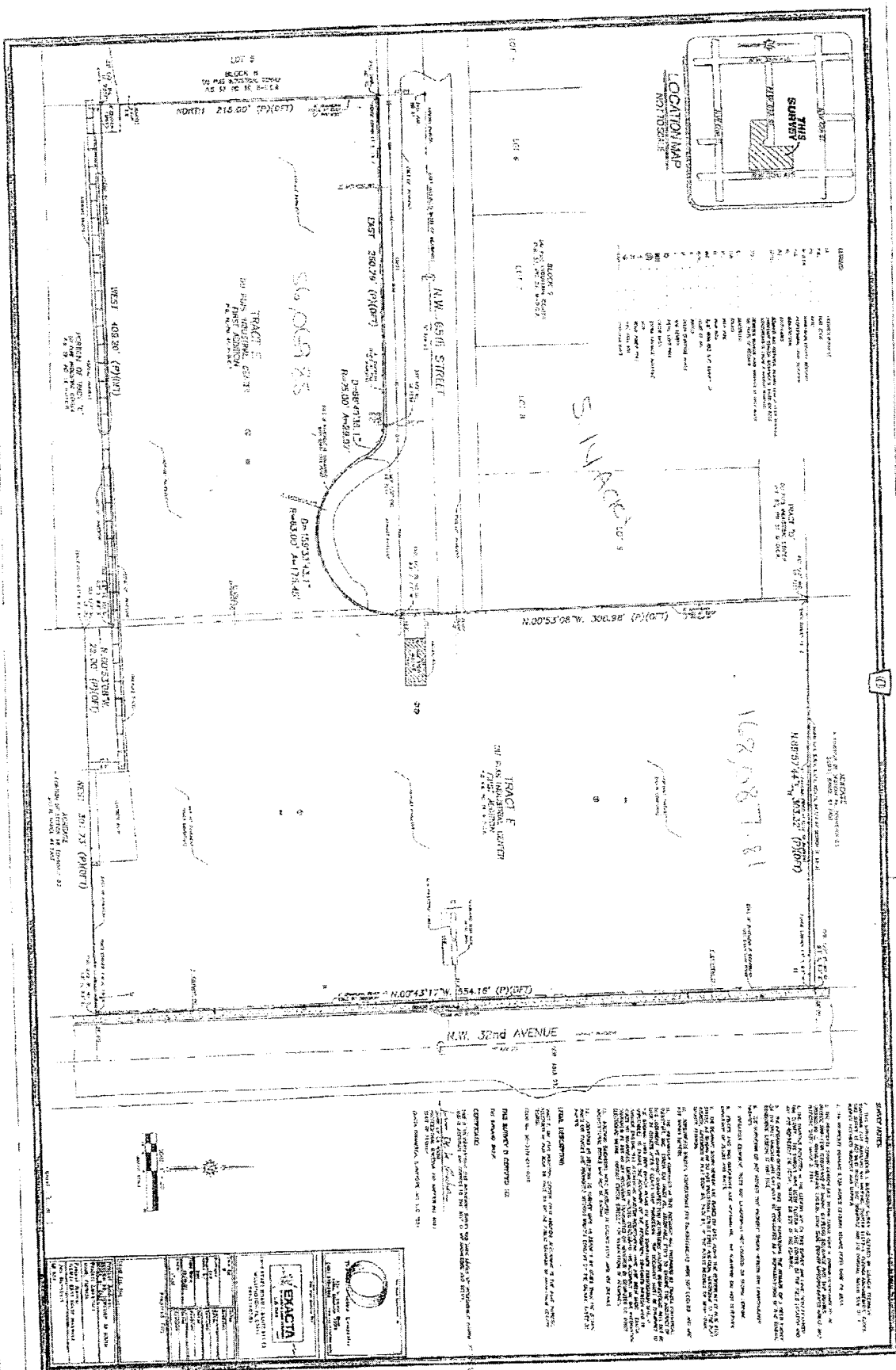
**ADVERSE EVIDENCE**  
[Text describing any adverse evidence for the industrial center.]

**STATE OF FLORIDA**  
[Text describing the state of Florida for the industrial center.]

**CONVEYANCE**  
[Text describing the conveyance for the industrial center.]

Composite  
"EXHIBIT A"

SLAVE TRADE



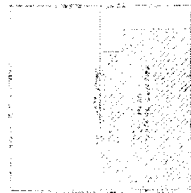
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57-56

DU PUIS INDUSTRIAL CENTER

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W. C. CRYSTAL EAST COAST RAILWAY COMPANY



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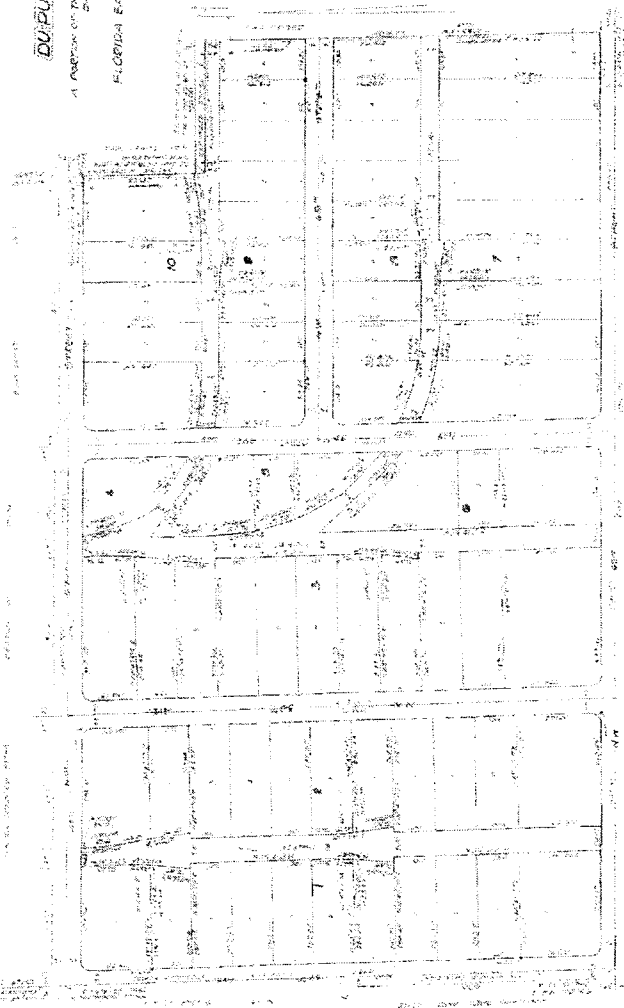
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THESE THINGS ARE NOT THE PROPERTY OF THE UNIVERSITY OF CHICAGO. THEY ARE THE PROPERTY OF THE UNIVERSITY OF CHICAGO PRESS, 505 EAST 57TH STREET, CHICAGO, ILL. 60637. THEY ARE NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT PERMISSION IN WRITING FROM THE UNIVERSITY OF CHICAGO PRESS.

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$$\begin{aligned} \mathcal{L}_1 &= \mathcal{L}_1^{\text{reg}} + \mathcal{L}_1^{\text{KL}} \\ \mathcal{L}_1^{\text{reg}} &= \mathbb{E}_{\mathbf{z} \sim p(\mathbf{z})} \left[ \sum_{i=1}^n \left( \frac{1}{2} \left( \frac{\sigma_i^2}{\mu_i^2} + \frac{\mu_i^2}{\sigma_i^2} \right) \right) \right] \\ \mathcal{L}_1^{\text{KL}} &= \mathbb{E}_{\mathbf{z} \sim p(\mathbf{z})} \left[ \sum_{i=1}^n \left( \frac{1}{2} \left( \frac{\sigma_i^2}{\mu_i^2} + \frac{\mu_i^2}{\sigma_i^2} \right) \right) \right] \end{aligned}$$
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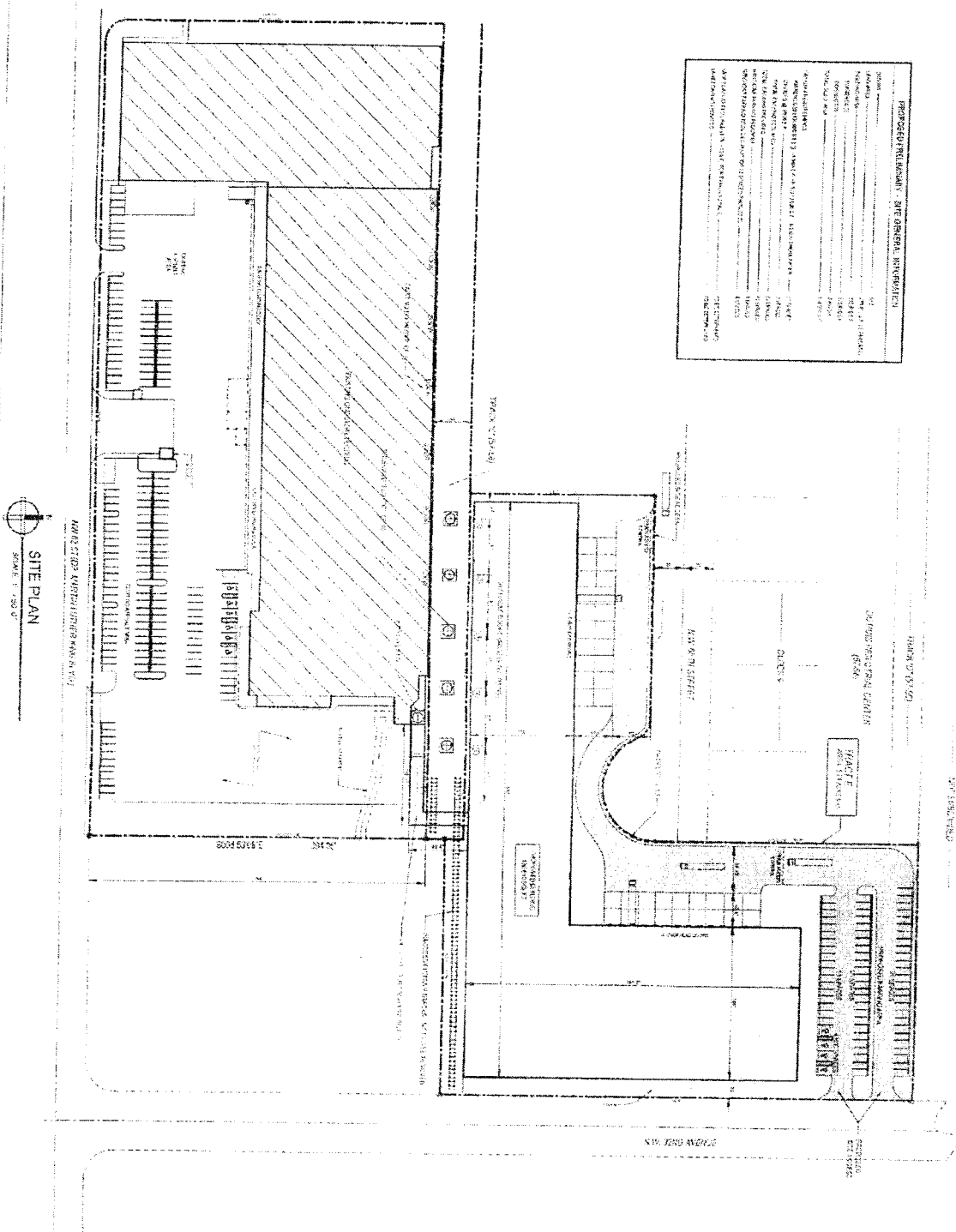
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*[Faint handwritten notes and bleed-through from the reverse side are visible.]*

Proposed site plan - Tract E

PROPOSED RELEASE - SITE GENERAL INFORMATION	
DATE	04/11/2020
PROJECT	3325 N.W. 62nd STREET
OWNER	TRUJILLO BROTHERS OF MIAMI DADE
DESIGNER	DUEZ INC.
SCALE	AS SHOWN
REVISIONS	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
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SITE PLAN  
SCALE: 1" = 20' 0"

**PROPOSED WAREHOUSE BUILDING FOR TRUJILLO BROTHERS OF MIAMI DADE**  
3325 N.W. 62nd STREET  
MIAMI, FLORIDA 33147

**DUEZ INC.**  
3325 N.W. 62nd STREET  
MIAMI, FLORIDA 33147

**SK-1**